

Financial Statements

of  
COBBLESTONE CONDOMINIUM ASSOCIATION  
For the Periods Ended April 30, 2021 and 2020

COBBLESTONE CONDOMINIUM ASSOCIATION

Balance Sheet

April 30, 2021 and 2020

Assets

	As of <u>Apr. 30, 2021</u>	As of <u>Apr. 30, 2020</u>
Current Assets		
CASH IN BANK-CHECKING	\$ 5,711.71	\$ 1,277.37
CASH IN BANK-RESERVE SAVINGS	11,323.21	401.12
ALPINE BANK-RESERVE ACCOUNT	0.00	34,510.10
ACCOUNTS RECEIVABLE-DUES	0.00	(800.00)
PREPAID INSURANCE	411.52	3,378.98
LOAN FEES-ALPINE BANK	2,150.58	1,404.00
ACCUM AMORT-LOAN FEES	<u>(1,404.00)</u>	<u>(1,404.00)</u>
Total Current Assets	\$ <u>18,193.02</u>	\$ <u>38,767.57</u>
Total Assets	\$ <u><u>18,193.02</u></u>	\$ <u><u>38,767.57</u></u>

## COBBLESTONE CONDOMINIUM ASSOCIATION

## Balance Sheet

April 30, 2021 and 2020

## Liabilities and Equity

	As of <u>Apr. 30, 2021</u>	As of <u>Apr. 30, 2020</u>
Current Liabilities		
Accounts Payable	\$ 4,225.00	\$ 0.00
DEPOSITS PAYABLE	660.00	660.00
RESERVE	52,312.11	32,737.36
NOTE PAYABLE-ALPINE BANK	<u>0.00</u>	<u>41,859.43</u>
Total Current Liabilities	\$ 57,197.11	\$ 75,256.79
Equity		
RETAINED EARNINGS	(7,362.34)	(3,052.35)
ROOF RESERVE FUND BALANCE	(32,397.71)	(32,397.71)
Current Income (Loss)	<u>755.96</u>	<u>(1,039.16)</u>
Total Equity	<u>(39,004.09)</u>	<u>(36,489.22)</u>
Total Liabilities & Equity	\$ <u>18,193.02</u>	\$ <u>38,767.57</u>

COBBLESTONE CONDOMINIUM ASSOCIATION  
Income Statement  
For the Periods Ended April 30, 2021 and 2020

	1 Month Ended Apr. 30, 2021	Pct	1 Month Ended Apr. 30, 2020	Pct	4 Months Ended Apr. 30, 2021	Pct	4 Months Ended Apr. 30, 2020	Pct
<b>Revenue</b>								
INCOME-DUES	\$ 3,300.00	68.75	\$ 4,000.00	83.33	\$ 14,600.00	76.04	\$ 16,000.00	83.33
INCOME-RESERVE	1,500.00	31.25	800.00	16.67	4,600.00	23.96	3,200.00	16.67
INCOME-INTEREST	<u>0.00</u>	<u>0.00</u>	<u>0.28</u>	<u>0.01</u>	<u>0.64</u>	<u>0.00</u>	<u>1.09</u>	<u>0.01</u>
<b>Total Revenue</b>	<b>4,800.00</b>	<b>100.00</b>	<b>4,800.28</b>	<b>100.00</b>	<b>19,200.64</b>	<b>100.00</b>	<b>19,201.09</b>	<b>100.00</b>
<b>Operating Expenses</b>								
BOOKKEEPING	150.00	3.13	150.00	3.12	600.00	3.12	600.00	3.12
CABLE TV	0.00	0.00	528.03	11.00	528.03	2.75	2,107.44	10.98
INTEREST EXPENSE	0.00	0.00	273.07	5.69	(408.43)	(2.13)	945.20	4.92
INSURANCE	810.67	16.89	563.17	11.73	3,242.68	16.89	2,252.68	11.73
MANAGEMENT FEE	250.00	5.21	250.00	5.21	1,000.00	5.21	1,000.00	5.21
OFFICE EXPENSES	0.00	0.00	0.00	0.00	(48.32)	(0.25)	55.00	0.29
PROFESSIONAL FEES-ACC	0.00	0.00	0.00	0.00	375.00	1.95	0.00	0.00
REPAIRS & MAINTENANCE	75.00	1.56	0.00	0.00	111.00	0.58	371.00	1.93
RESERVE ACCOUNT	1,500.00	31.25	800.00	16.67	4,600.00	23.96	3,200.00	16.67
SNOWPLOWING	650.00	13.54	1,760.00	36.66	2,600.00	13.54	4,060.00	21.14
TRASH REMOVAL	321.33	6.69	287.69	5.99	1,262.61	6.58	1,167.38	6.08
WATER & SEWER	1,951.69	40.66	1,906.40	39.71	3,891.71	20.27	3,794.56	19.76
UTILITIES	<u>163.03</u>	<u>3.40</u>	<u>167.08</u>	<u>3.48</u>	<u>690.40</u>	<u>3.60</u>	<u>686.99</u>	<u>3.58</u>
<b>Total Expenses</b>	<b><u>5,871.72</u></b>	<b><u>122.33</u></b>	<b><u>6,685.44</u></b>	<b><u>139.27</u></b>	<b><u>18,444.68</u></b>	<b><u>96.06</u></b>	<b><u>20,240.25</u></b>	<b><u>105.41</u></b>
<b>Net Income (Loss)</b>	<b>\$ <u>(1,071.72)</u></b>	<b><u>(22.33)</u></b>	<b>\$ <u>(1,885.16)</u></b>	<b><u>(39.27)</u></b>	<b>\$ <u>755.96</u></b>	<b><u>3.94</u></b>	<b>\$ <u>(1,039.16)</u></b>	<b><u>(5.41)</u></b>